



THIS SPACE RESERVED FOR RECORDER'S USE

2025-006870

Klamath County, Oregon

08/06/2025 02:43:01 PM

Fee: \$97.00

After recording return to:

Dennis Hynes, Trustee of the J & J Family
Trust, dated January 30, 2000

9809 Matney Way

Klamath Falls, OR 97603

Until a change is requested all tax statements
shall be

sent to the following address:

Dennis Hynes, Trustee of the J & J Family
Trust, dated January 30, 2000

9809 Matney Way

Klamath Falls, OR 97603

File No. 1012122

STATUTORY WARRANTY DEED

Jerry Alan Enman, who acquired title as Jerry A. Enman, Grantor(s), hereby convey and warrant to

Dennis Hynes, Trustee of the J & J Family Trust, dated January 30, 2000,

Grantee(s), the following described real property in the County of Klamath and State of Oregon free of
encumbrances except as specifically set forth herein:

See Attached Exhibit 'A'

**The consideration paid for the transfer is \$410,000.00, PURSUANT TO AN IRC 1031 TAX
DEFERRED EXCHANGE ON BEHALF OF GRANTOR/GRANTEE.**

The above-described property is free of encumbrances except all those items of record, if any, as of
the date of this deed and those shown below, if any:

Real property taxes due, if any, but not yet payable

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

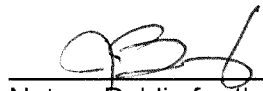
Dated: August 6, 2025


Jerry Alan Enman

State of Oregon } ss
County of Klamath }

On this 6th day of August, County, before me, Jenny Brazil, a Notary Public in and for said state, personally appeared Jerry Alan Enman, known or identified to me to be the person(s) whose name(s) is/are subscribed to the within Instrument and acknowledged that he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year in this certificate first above written.


Notary Public for the State of Oregon
Residing at: Klamath
Commission Expires: 9/19/2026

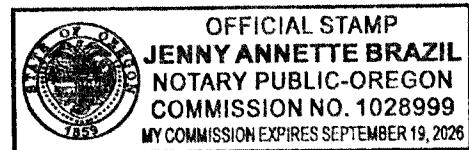


EXHIBIT 'A'

Beginning at a point 764 feet South of the quarter section corner common to Sections 17 and 18, Township 40 South, Range 10 East of the Willamette Meridian; thence South 811 feet; thence North 86°55' East 2561 feet; thence North 10°33' West 284 feet; North 82°33' East 410 feet to Lost River; thence North 12°7' East 428 feet; thence South 88°42' West 3000 feet to the place of beginning, being portions of the W1/2 SW1/4, SE1/4 SW1/4 and Lot 3 of Section 17, Township 40 South, Range 10 East of the Willamette Meridian.

Also all that portion of the SE1/4 SW1/4 and Lots 3 and 4 of Section 17, Township 40 South, Range 10 East of the Willamette Meridian, described as follows, to-wit:

Beginning at a point on the West line of said Section 1575 feet South of the quarter Section corner common to said Sections 17 and 18 of said Township and Range; thence North 86°55' East 2561 feet to the most Southerly Southeast corner of the land above described, the true point of beginning; thence North 10°33' West 284 feet; thence North 82°33' East 410 feet to Lost River; thence Southeasterly along Lost River to an intersection with the line above mentioned running North 86°55' East produced to Lost River; thence South 86°55' West along said line to the Southwest corner of the property herein described.